

007.0

0006

0002.0

Map

Block

Lot

1 of 1

Residential

CARD

ARLINGTON

APPRAISED:

Total Card / Total Parcel

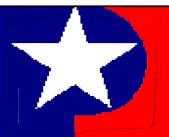
887,900 / 887,900

USE VALUE:

887,900 / 887,900

ASSESSED:

887,900 / 887,900


Patriot
 Properties Inc.

PROPERTY LOCATION

IN PROCESS APPRAISAL SUMMARY

No	Alt No	Direction/Street/City
42-44		LAKEHILL AVE, ARLINGTON

OWNERSHIP

Unit #:

Owner 1: DOANE JOAN S	
Owner 2:	
Owner 3:	

Street 1: 42 LAKEHILL AVE	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

Postal: 02474	Type:
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PREVIOUS OWNER	
Owner 1: SHEA MARIANNE -	
Owner 2: -	

Street 1: 42 LAKEHILL AVE	
Twn/City: ARLINGTON	
St/Prov: MA	Cntry

Postal: 02474	
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NARRATIVE DESCRIPTION	
This parcel contains .095 Sq. Ft. of land mainly classified as Two Family with a Multi-Garden Building built about 1923, having primarily Wood Shingle Exterior and 2314 Square Feet, with 2 Units, 2 Baths, 0 3/4 Bath, 0 HalfBath, 11 Rooms, and 4 Bdrms.	

OTHER ASSESSMENTS	
Code	Descrip/No
	Amount
	Com. Int

PROPERTY FACTORS	
Item	Code
Z	R2
o	TWO FAMIL
n	100
Census:	water
Flood Haz:	Sewer
D	Electri
s	Exempt
t	

<

EXTERIOR INFORMATION			BATH FEATURES			COMMENTS			SKETCH																														
Type: 13 - Multi-Garden	Sty Ht: 2 - 2 Story	(Liv) Units: 2 Total: 2	Full Bath: 2	Rating: Average	A Bath:	Rating:	3/4 Bath:	Rating:	NO ATTIC SFL OIL/FFL GAS.																														
Foundation: 2 - Conc. Block	Frame: 1 - Wood	Prime Wall: 1 - Wood Shingle	A 3QBth:	Rating:	1/2 Bath:	Rating:	A HBth:	Rating:																															
Sec Wall:		%	OthrFix:	Rating:																																			
Roof Struct: 2 - Hip	OTHER FEATURES		Kits: 2	Rating: Fair	A Kits:	Rating:	Fpl:	Rating:	RESIDENTIAL GRID																														
Roof Cover: 1 - Asphalt Shgl			WSFlue:	Rating:	Upper		Lvl 2		1st Res Grid Desc: Line 1 # Units 1																														
Color: GREEN					Lower		Lvl 1		Level FY LR DR D K FR RR BR FB HB L O																														
View / Desir:									Other																														
GENERAL INFORMATION			CONDOS INFORMATION																																				
Grade: C - Average			Location:																																				
Year Blt: 1923	Eff Yr Blt:		Total Units:																																				
Alt LUC:	Alt %:		Floor:																																				
Jurisdct:	Fact: .		% Own:																																				
Const Mod:			Name:																																				
Lump Sum Adj:																																							
INTERIOR INFORMATION			DEPRECIATION			REMODELING			RES BREAKDOWN																														
Avg Ht/FL: STD			Phys Cond: AG - Avg-Good	26. %		Exterior:	No Unit	RMS	BRS	FL																													
Prim Int Wal 2 - Plaster			Functional:		%	Interior:	1	6	2																														
Sec Int Wall:	%		Economic:		%	Additions:	1	5	2																														
Partition: T - Typical			Special:		%	Kitchen:																																	
Prim Floors: 3 - Hardwood			Override:		%	Baths:																																	
Sec Floors:	%		Total:	26.4 %		Plumbing:																																	
Bsmnt Flr: 12 - Concrete						Electric:																																	
Subfloor:						Heating:																																	
Bsmnt Gar:						General:	2	11	4																														
Electric: 3 - Typical																																							
Insulation: 2 - Typical																																							
Int vs Ext: S																																							
Heat Fuel: 1 - Oil																																							
Heat Type: 5 - Steam																																							
# Heat Sys: 2																																							
% Heated: 100	% AC:																																						
Solar HW: NO	Central Vac:	NO																																					
% Com Wal	% Sprinkled																																						
MOBILE HOME			Make:	Model:		Serial #:		Year:	Color:																														
SPEC FEATURES/YARD ITEMS																																							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value																						
												PARCEL ID 007.0-0006-0002.0																											
More: N			Total Yard Items:			Total Special Features:			Total:																														
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